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Quickedge Road, Mossley, OL5 0PR

Offers in the region of £220,000

This charming two bedroom end stone terraced property offers deceptively spacious accommodation and benefits from a fantastic decked roof terrace with stunning long-range open views across the surrounding countryside. Combining character, practicality and an enviable setting, the property is an ideal purchase for first-time buyers, downsizers or those seeking a home close to nature.

Located in the ever-popular area of Top Mossley, the property enjoys the best of both worlds, with open countryside and picturesque walking routes nearby, whilst remaining conveniently placed for local amenities, highly regarded schools and excellent transport links, including Mossley train station for commuters.

The accommodation comprises an entrance vestibule leading into a comfortable lounge, whilst the well-proportioned kitchen/diner provides an excellent space for both everyday living and entertaining. To the ground floor there is also a shower room and a conservatory, offering additional versatile living space with pleasant views over the rear garden. To the first floor are two bedrooms, with the second bedroom providing direct access to the impressive roof terrace, creating the perfect place to relax and take in the far-reaching views.

Externally, the property benefits from an enclosed paved garden to the rear, providing a low-maintenance outdoor space to enjoy. Offering a blend of charm, comfort and convenience, this is a wonderful opportunity to acquire a home in one of Mossley's most sought-after locations.







GROUND FLOOR

Entrance Vestibule
2'4" x 2'11" (0.70m x 0.90m)
Door to front, door leading to:

Lounge
14'9" x 11'0" (4.50m x 3.35m)
Double glazed window to front, feature fireplace with living flame effect fire, radiator, door leading to:

Kitchen/Diner
22'5" x 9'5" (6.82m x 2.87m)
Fitted with a matching range of base and eye level units with worktop space over, inset sink and drainer with mixer tap, tiled splashbacks, plumbing for washing machine and dishwasher, space for fridge, freezer and tumble dryer, built-in oven, built-in hob with extractor hood over, two double glazed windows to side, stairs leading down to basement, stairs leading to first floor, door leading to:

Inner Hallway
5'10" x 2'6" (1.77m x 0.77m)
Doors leading to:

Shower Room
5'10" x 6'4" (1.77m x 1.94m)
Three piece suite comprising, shower enclosure, vanity wash hand basin, low-level WC, heated towel rail, tiled walls, double glazed window to side.

Conservatory
9'0" x 8'2" (2.74m x 2.49m)
Double glazed windows to sides, patio door leading out to rear garden.

BASEMENT

Cellar
9'9" x 9'8" (2.97m x 2.95m)

FIRST FLOOR

Landing
6'9" x 2'10" (2.06m x 0.86m)
Doors leading to:

Bedroom 1
14'10" x 11'5" (4.52m x 3.48m)
Double glazed window to front, radiator.

Bedroom 2
9'7" x 7'10" (2.92m x 2.39m)
Radiator, door to storage cupboard, glazed door leading to decked roof terrace with stunning long range open views.

OUTSIDE
Enclosed paved garden area to the rear.

DISCLAIMER
Home Estate Agents believe all the particulars given to be accurate. They have not tested or inspected any equipment, apparatus, fixtures or fittings and cannot, therefore, offer any proof or confirmation as to their condition or fitness for purpose thereof. The purchaser is advised to obtain the necessary verification from the solicitor or the surveyor. All measurements given are approximate and for guide purposes only and should not be relied upon as accurate for the purpose of buying fixtures, floor-coverings, etc. The buyer should satisfy him/her self of all measurements prior to purchase.

Before we can accept an offer for any property we will need certain information from you which will enable us to qualify your offer. If you are making a cash offer which is not dependent upon the sale of another property we will require proof of funds. You should be advised that any approach to a bank, building society or solicitor before we have qualified your offer may result in legal or survey fees being lost. In addition, any delay may result in the property being offered to someone else.

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Total area: approx. 80.1 sq. metres (861.7 sq. feet)







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